

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Waterbury

State: CT

PJ's Total HOME Allocation Received: \$14,766,659

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	C Overall
Program Progress:				PJs in State:	6	
% of Funds Committed	80.21 %	92.89 %	6	92.82 %	6	4
% of Funds Disbursed	67.17 %	80.39 %	6	82.38 %	8	6
Leveraging Ratio for Rental Activities	0.05	4.51	6	4.55	2	2
% of Completed Rental Disbursements to All Rental Commitments***	80.50 %	83.18 %	4	80.69 %	21	27
% of Completed CHDO Disbursements to All CHDO Reservations***	74.95 %	69.73 %	2	67.01 %	53	57
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	80.05 %	67.27 %	4	79.23 %	36	38
% of 0-30% AMI Renters to All Renters***	49.75 %	39.93 %	3	44.47 %	54	58
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	84.98 %	76.91 %	5	93.93 %	12	12
Overall Ranking:			In State:	5 / 6	Nationally:	24 22
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$11,092	\$15,599		\$24,984	406 Units	59.80 %
Homebuyer Unit	\$46,307	\$17,731		\$14,192	36 Units	5.30 %
Homeowner-Rehab Unit	\$19,164	\$19,564		\$20,036	143 Units	21.10 %
TBRA Unit	\$765	\$5,234		\$3,164	94 Units	13.80 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Waterbury CT

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$10,303	\$44,793	\$19,645
State:*	\$96,584	\$90,307	\$29,508
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.09

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	38.7	9.5	66.9	11.7
Black/African American:	16.7	57.1	18.0	36.2
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.3	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.6	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.8	0.0	0.0	0.0
Asian/Pacific Islander:	0.6	0.0	0.0	0.0

ETHNICITY:

Hispanic	42.4	33.3	15.1	52.1
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HOUSEHOLD SIZE:

1 Person:	62.7	14.3	36.7	36.2
2 Persons:	17.2	23.8	30.2	16.0
3 Persons:	8.5	19.0	13.7	28.7
4 Persons:	8.5	4.8	11.5	13.8
5 Persons:	2.3	28.6	7.2	4.3
6 Persons:	0.6	4.8	0.0	1.1
7 Persons:	0.0	4.8	0.7	0.0
8 or more Persons:	0.3	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	37.9	19.0	25.9	38.3
Elderly:	30.2	4.8	22.3	1.1
Related/Single Parent:	21.2	38.1	23.0	33.0
Related/Two Parent:	7.1	23.8	20.9	17.0
Other:	3.7	14.3	7.9	10.6

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	46.0	0.0 [#]
HOME TBRA:	0.6	
Other:	9.9	
No Assistance:	43.5	

of Section 504 Compliant Units / Completed Units Since 2001 61

* The State average includes all local and the State PJs within that state



** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Waterbury State: CT Group Rank: 24
 (Percentile)
 State Rank: 5 / 6 PJs Overall Rank: 22
 (Percentile)
 Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	80.5	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	74.95	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80.05	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	84.98	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	4.99	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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